

JW 484

QUIT-CLAIM DEED
FROM CORPORATION**This Quit-Claim Deed**, Executed this 15th day of April, A. D. 1986, by

JIM WALTER HOMES, INC.,

a corporation existing under the laws of Florida, and having its principal place of
business at 1500 North Dale Mabry, Tampa, Florida 33607
first party, to James Ross G'Fellers, single

whose postoffice address is 5354 Sparrow Wood Lane #6,
Memphis, TX 38118

second party:

(Wherever used herein the terms "first party" and "second party" shall include singular and plural, heirs, legal
representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context
so admits or requires.)

Ten And Other Valuable Considerations-----"

Witnesseth, That the said first party, for and in consideration of the sum of \$10.00-----
in hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, re-
lease and quit-claim unto the said second party forever, all the right, title, interest, claim and demand which
the said first party has in and to the following described lot, piece or parcel of land, situate, lying and being
in the County of DeSoto State of Mississippi to wit:

Lot 196 in Section A of Lake O' The Hills Subdivision, as shown
on plat appearing of record in Plat Bk 2, Pages 29-33, in the Chancery
Court Clerk's Office of DeSoto County, Mississippi, to which recorded
plat reference is made for a more particular description. The warranty
of this deed is subject to subdivision, zoning, and building regula-
tions in effect in De Soto County, Mississippi, and rights of way
and easements for public roads and public utilities. The above
property is subject to the covenants and restrictions of record with
said recorded plat of said subdivision.

Less and except any road right of ways of record. Grantor does not
assume any liability for unpaid taxes.

This deed is given subject to that cer tain Deed of Trust from the
Grantee herein to the Grantor herein dated the 15th day of April 1986.

THIS INSTRUMENT PREPARED BY
Thomas E. Portsmouth, Attorney
P O Box 22601
Tampa, Florida 33622

To Have and to Hold the same together with all and singular the appurtenances thereunto
belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim what-
soever of the said first party, either in law or equity, to the only proper use, benefit and behoof of the said
second party forever.

(CORPORATE SEAL)

In Witness Whereof

the said first party has caused these pres-
ents to be executed in its name, and its corporate seal to be hereunto affixed,
by its proper officers thereunto duly authorized, the day and year first above
written.

ATTEST

S. L. Russell
Signed, sealed and delivered in the presence of:

Vicki L. Russell

Dylana Smith

STATE OF Florida
COUNTY OF Hillsbrough

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments,
personally appeared H.R. Clarkson and S.L. Russell

well known to me to be the Vice President and Secretary respectively of the corporation named as first party
in the foregoing deed, and that they severally acknowledged executing the same in the presence of two subscribing witnesses freely and voluntarily
under authority duly vested in them by said corporation and that the seal affixed thereto is the true corporate seal of said corporation.

WITNESS my hand and official seal in the County and State last aforesaid the 15th day of April, A. D. 1986.

This Instrument prepared by:

Address

JIM WALTER HOMES, INC.,

By H. R. Clarkson Vice President

Filed @ 9:30 AM, Aug. 4, 1986
Recorded in Book 188 Page 289
H. G. Ferguson, Clerk

Notary Public State of Florida at Large
My Commission Expires Oct. 8, 1989